



TEAM  
RESOURCES

# EXCLUSIVE

3 Empire Boulevard, 4th Floor  
South Hackensack, NJ

For Lease Office Space  
12,834 +/- Sq. Ft.

Owner says “Get it Leased”

Divisible



- Five-story, 66,522 +/- sq. ft. building
- Generous parking on site
- Flexible terms
- High visibility
- Near Routes 3, 4, 17, 46, I-80 & NJTPKE

Lease Price: \$13.50 per sq. ft. plus utilities



Contact Broker:

**Team Resources, Inc. (201) 438-1177**

Greg Sholom x 106

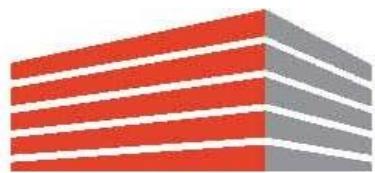
David Cantor x 105

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mobile (201) 755-2628

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A Commercial/Industrial Real Estate Agency



1050 Wall Street West  
Lyndhurst, NJ 07071  
(201) 438-1177  
[www.teamresourcesinc.com](http://www.teamresourcesinc.com)

All information furnished is from sources deemed reliable; however we have not verified it and it is submitted subject to errors, omissions, change of price, prior sale or lease, or withdrawal without any notice. No representation is made as to zoning, physical condition, fire sprinkler adequacy or environmental status of any property and prospective purchasers/tenants are urged to conduct whatever independent investigation they, their attorneys and advisors deem necessary to confirm that a property is suitable for the intended use. Any commissions due cooperating brokers are subject to all terms and conditions upon which we and our clients have agreed.

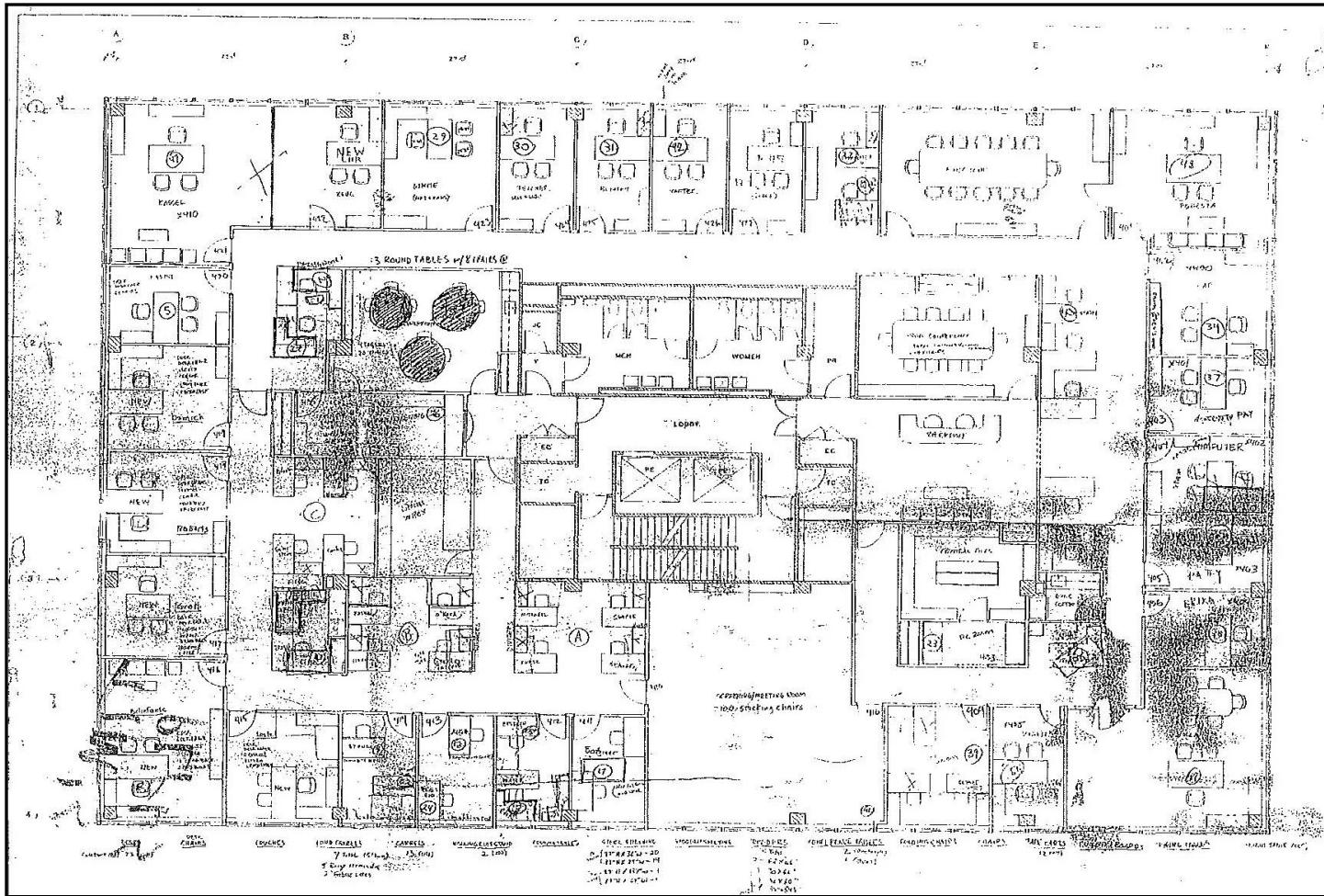


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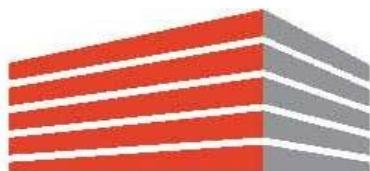
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